

Key: 2860

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 2.897

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
PETTINE CLIFFORD J & VIRGINIA				15.0-70-0				23 MIRASOL DR			
23 MIRASOL DRIVE				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
BOURNE, MA 02532				PETTINE CLIFFORD J & VIRG				10/01/2019	QS	425,000	32346-65
				FORESTEIRE SAMANTHA R				12/01/2006	QS	388,900	21574-1
				PILGRIM PINES LD LLC				12/01/2006	B	15,459	21573-347


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
05856	12/12/2005	1	NEW CONSTRUC	152,000	09/28/2006	DB	100	100

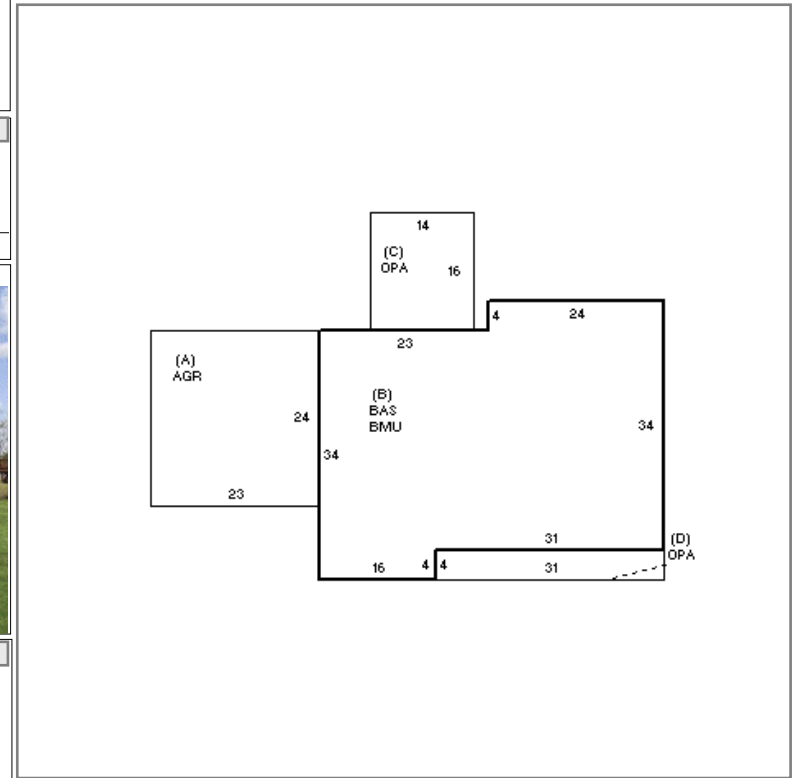
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	20,000	4	1.00	100	1.00	100	1.00	259,270	1.71	A	1.00	R07	1.10			203,510

TOTAL	20,000 SF	ZONING	1	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Nbhd	BBAY	NOTE		LAND	203,500	196,500		
Infl1	AVG		BUILDING	378,500	338,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
				TOTAL	582,000	535,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								11/23/2020
								



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/27/2017	TL
MODEL	1		RESIDENTIAL	LIST	6/27/2017	EST
STYLE	1	0.95	RANCH [100%]	REVIEW		
QUALITY	+	1.05	AVERAGE + [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2006	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	430,102
NET AREA	1,570	DETAIL ADJ	1.000	FOUNDATION	4	FLR/WALL(FULL)	1.00	A	AGR	N	ATT GARAGE	552		65.54	36,180	CONDITION ELEM	CD
\$NLA(RCN)	\$274	OVERALL	1.000	EXT COVER	4	VINYL	1.00	B	BMU	N	BSMT UNFINISHED	1,570		33.88	53,190	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	1,570	2006	194.55	305,448	INTERIOR	A
				ROOF COVER	1	ASPH/COMP SHIN	1.00	+	OPA	N	OPEN PORCH	348		62.41	21,720	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.02		FIX	O	XTRA FIXTURES	3		2,258.50	6,776	BATHS	A
				INT. FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE	1		6,787.20	6,787	BATHS	A
				HEATING/COOLING	9	WARM-COOL AIR	1.03									HEAT	A
				FUEL SOURCE	2	GAS	1.00									ELECT	A
				USE	0		1.00										

EFF.YR/AGE	2007 / 15
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$378,500